

CAMPBELL BUILDING
102-124 Eighth Street
Augusta
Richmond County
Georgia

HABS NO.GA-2181

HABS
GA,
123-AUG.
62-

PHOTOGRAPHS
WRITTEN HISTORICAL AND DESCRIPTIVE DATA

HISTORIC AMERICAN BUILDING SURVEY
NATIONAL PARK SERVICE
Department of the Interior
Southeast Region
Atlanta, Georgia 30303

HABS
GA,
123-AUG,
62-

ARCHITECTURAL DATA FORM

STATE Georgia	COUNTY Richmond	TOWN OR VICINITY Augusta
HISTORIC NAME OF STRUCTURE (INCLUDE SOURCE FOR NAME) Campbell Building (deed)		HABS NO. GA-2181
SECONDARY OR COMMON NAMES OF STRUCTURE Not Applicable		
COMPLETE ADDRESS (DESCRIBE LOCATION FOR RURAL SITES) 102-124 Eighth (Jackson) Street, Augusta, Georgia 30902		
DATE OF CONSTRUCTION (INCLUDE SOURCE) c.1917 (deed)	ARCHITECT(S) (INCLUDE SOURCE) Not Available	
SIGNIFICANCE (ARCHITECTURAL AND HISTORICAL, INCLUDE ORIGINAL USE OF STRUCTURE) See item number one on attachment		
STYLE (IF APPROPRIATE) Early Twentieth Century Commercial		
MATERIAL OF CONSTRUCTION (INCLUDE STRUCTURAL SYSTEMS) See item number two on attachment		
SHAPE AND DIMENSIONS OF STRUCTURE (SKETCHED FLOOR PLANS ON SEPARATE PAGES ARE ACCEPTABLE) See item number three on attachment		
EXTERIOR FEATURES OF NOTE See item number four on attachment		
INTERIOR FEATURES OF NOTE (DESCRIBE FLOOR PLANS, IF NOT SKETCHED) See item number five on attachment		
MAJOR ALTERATIONS AND ADDITIONS WITH DATES See item number six on attachment		
PRESENT CONDITION AND USE Fair condition/Vacant		
OTHER INFORMATION AS APPROPRIATE Documentation for this structure was prepared by the City of Augusta in compliance with Executive Order 11593 and a Memorandum of Agreement with the Advisory Council on Historic Preservation.		
SOURCES OF INFORMATION (INCLUDING LISTING ON NATIONAL REGISTER, STATE REGISTERS, ETC.) Sanborn Insurance Maps; Tax Records; Building Permits; Superior Court Records; City Directories; Broad Street National Register District; Mr. Phil S. Harrison		
COMPILER, AFFILIATION	Paul T. DeCamp, Jr./Principal Planner Augusta-Richmond County Planning Commission	DATE January 29, 1986

ATTACHMENT
ARCHITECTURAL DATA FORM
CAMPBELL BUILDING: 102-124 Eighth Street
Augusta, Georgia

1. SIGNIFICANCE

This two-story brick building is located on the southeast corner of Eighth and Reynolds Street and is a good example of commercial structures built in downtown Augusta following the devastating fire of 1916. Though the detailing on the structure is relatively simple, and the storefronts have been modernized, it is the only remaining structure with this particular shape and appearance.

Historical significance includes its location at the heart of the "Cotton Row" area and its continuous ownership by one family. Cotton brokers and agents were among the first tenants in the building, despite the fact that it was built at a time when cotton was in decline as a major force in the local economy. Its location across the street from the Cotton Exchange, and in close proximity to the remaining cotton warehouses, made the Campbell Building a good location for those involved in the cotton trade. Polk's City Directory of 1917 lists insurance and real estate agents, lawyers, and engineers among the other original tenants in the building.

The Harison family owned and operated the Campbell Building. According to a trust deed dated March 4, 1922, the building appears to have been built with a combination of family funds and insurance money following the 1916 fire. The building was named for a relative of the current owner, Mr. Phil S. Harison. Property records indicate that the Harisons have owned this particular tract since at least 1884. Records also show that the Harisons have been involved in real estate acquisition and development in the Augusta area for three generations.

2. MATERIAL OF CONSTRUCTION

Brick foundation; Brick walls, some with stucco facing; Wood and steel structural members; Concrete (1st) and wood (2nd) floors; Flat tar and gravel roof.

3. SHAPE AND DIMENSIONS OF STRUCTURE

Rectangular shape (approximately 204' X 52'); Twelve storefronts face Eighth Street and run the depth of the building; Central hallway on second floor provides access to approximately twenty office suites.

4. EXTERIOR FEATURES OF NOTE

Exposed brick on Eighth and Reynolds street facades; Stucco facing on two remaining facades; Belt course above modern storefronts; Corbelled brick parapet; Second story window openings on all four facades; First floor window openings on all facades except storefronts.

The parapet and windows above the storefronts at 122-124 Eighth Street differ from the remainder of the front facade, but available documentation does not indicate a clear reason for the difference.

5. INTERIOR FEATURES OF NOTE

Storefronts face Eighth Street and extend the full depth (52 feet) of the building. Each storefront has approximately 13 feet of frontage, with the exception of 122 and 124 Eighth, which have 27 feet each. Multiple doorways on the rear of the structure provide secondary access to each store and office on the first floor. Except for wall safes in each office, the first floor does not have any notable interior features remaining.

Straight run staircase located at 122 1/2 Eighth Street provides primary access to offices located on second floor. A second straight run staircase provides access from Reynolds Street. All of the second floor offices open onto a central hallway. Many of the offices have been altered by the addition of drop ceilings, paneling, and storm units, but some original interior features are still present. These features include plaster walls and ceilings, wood entrance doors with beveled glass panels and multi-paned transoms, and wall safes in each office. The hallway has wired-glass skylights above and glass panels in the floor below each skylight. At one time the skylights and glass panels carried natural light to the offices on the first floor. Standard fire doors are paired at two locations on the hallway.

6. MAJOR ALTERATIONS AND ADDITIONS

Metal canopy, aluminum framing, and plate glass added to all storefronts in April 1963; Building permits indicate that offices have been modernized, plumbing and wiring upgraded, and business signs installed on the structure at various times during the last thirty years.

Campbell Building
102-122 Eighth Street
Augusta, Richmond County, Georgia

The Campbell Building is a two-story brick structure located on the southeast corner of Eighth and Reynolds Streets in downtown Augusta. (see Attachment #1). Sanborn insurance maps indicate that the structure was constructed shortly after a major fire in 1916. The main facade is of exposed brick and faces Eighth Street. Storefronts have been altered at some point to incorporate metal and glass components and a continuous metal awning. The rear facade has a stucco facing, and fronts on a surface parking lot. Wood-frame windows, many of which have aluminum storm units, are located on all four facades. The area surrounding the Campbell Building is heavily urbanized and consists of a mixture of turn-of-the century office buildings, a modern skyscraper and parking deck, and a modern motel.

Broad St. Historic District
Augusta, Ga.

102-12211 Eighth St

Campbell Bldg.

AUGUST 14

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